



BUILDING CHARACTERISTICS				
ELEMENT	CD	CONSTRUCTION		
Exterior Wall	10	ABOVE AVG 100		
Roof Structure	03	GABLE/HIP 100		
Roof Cover	03	COMP SHNGL 100		
Interior Wall	05	DRYWALL 100		
Interior Floor	11	CLAY TILE 50		
Interior Floor	14	CARPET 50		
Air Condition	03	CENTRAL 100		
Heating Type	04	AIR DUCTED 100		
Bedrooms		4 100		
Bathrooms		3 100		
Frame	02	WOOD FRAME 100		
Stories	1.	1. 100		
Units		0 100		
Occupancy	00	NONE 100		
Quality	04	Quality Level 04		
DOR CODE	0100	SINGLE FAMILY		
MAP NUM		MKT AREA	05	
NEIGHBORHOOD/LOC	5013.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,536	100	2,536	263,663
FGR	590	55	324	33,685
FOP	76	30	23	2,391
FSP	208	40	83	8,629
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MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,966	113.9985	108.30	321,218	2014	2014		0	0	4.00	96.00
1 SINGLE FAM - 100% - 2022 Heated Area: 2536 HX Base Yr 2022												
83094 PURPLE MARTIN DR, YULEE												

NASSAU COUNTY PROPERTY									
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VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 4					Tax Dist:				
BUILDING MARKET VALUE					308,369				
TOTAL MARKET OB/XF VALUE					11,727				
TOTAL LAND VALUE - MARKET					55,000				
TOTAL MARKET VALUE					375,096				
SOH/AGL Deduction					54,916				
ASSESSED VALUE					320,180				
TOTAL EXEMPTION VALUE					HX HB 50,000				
BASE TAXABLE VALUE					270,180				
TOTAL JUST VALUE					375,096				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					361,320				